

**CORAL GABLES  
SPECIAL MASTER HEARING  
Paul Stanton  
427 BILTMORE WAY  
Planning Dept., Conference Room  
March 26, 2014  
9:00 A.M.**

**I. MITIGATION:**

CASE NO.: FILE NO.: OFFICER:	RESPONDENT: PROPERTY ADDRESS:	VIOLATION:	CASE HISTORY:
11452 0408120	CARLOS A. SAENZ TRS 218 Antiquera Avenue	Section 3-207 City Code: No building not fully completed in compliance with plans and specifications is permitted to exist more than one year.  Complaint: Open permits exist on property and must be closed.	<b>CITED: 04/2008</b>  <b>O: DAVIDSEN</b>  <b>BOARD'S ORDER:</b> <b>6/18/08</b> <b>A = \$75.00</b> <b>B = Guilty/Comply by 07/18/2008 or \$250 per day fine.</b>  <b>Compliance was achieved on: 1/31/2013 ( 1657 days at \$250 per day + \$75.00) = <u>\$414,325.00</u></b>  <b>\$100 mitigation fee paid.</b>  <b>FINE MITIGATED TO: \$6,250 (PAID)</b>
12957 1207569	OSCAR VALDES  306 Aragon Avenue	Section 3-209 Zoning Code: No use of any property shall commence or shall be maintained without first obtaining a Certificate of Use.  Complaint: Obtain the necessary Certificate of Use (Collado Part. Inc. #205)	<b>CITED:</b> <b>O: REY BERMUDEZ</b>  <b>BOARD'S ORDER:</b> <b>11/28/2012</b> <b>A = \$108.75</b> <b>B = Guilty/Comply by 12/28/2012 or \$250 per day fine.</b> <b>Compliance was achieved on: 2/19/2013 ( 52 days at \$250 per day + \$108.75) = <u>\$13,000.00</u></b>  <b>\$100 mitigation fee paid.</b>

			<b>CASE 12957</b> <b>FINE MITIGATED TO:</b> <b>\$3,750 (PAID)</b>